

# CERTIFICATE OF PUBLICATION

From THE NEWS-POST

Frederick, Md.

## TRUSTEE'S SALE

OF VALUABLE UNIMPROVED  
RESIDENTIAL LOTS

AT

COURTHOUSE DOOR

IN

FREDERICK, MARYLAND

ON FRIDAY, MARCH 28, 1980

AT 11:00 A.M.

Pursuant to the terms and conditions of certain Deeds of Trust between the below listed lot owners and the undersigned Substituted Trustee, recorded in the public land records of Frederick County, Maryland, all as described more particularly hereinafter, the undersigned will sell at public auction on the above date the following unimproved real estate on the terms stated herein. All Liber, Folio and Plat Book references refer to the Land Records of Frederick County, Maryland.

### PROPERTY DESCRIPTION

1. Equity No. 29,974 under Deed of Trust from Andrew N. Jackson and Armenta W. Jackson, his wife, dated October 23, 1972 and recorded in Liber 897, folio 6; Lot 319, Section Meadows III, Plat 4, recorded in Plat Book 6, folio 102.

2. Equity No. 29,975 under Deed of Trust from Joseph Grubb and Isabelle Broadbent Grubb, his wife, dated November 19, 1971 and recorded in Liber 866, folio 78; Lot 76, Section Balmoral, Plat 1, and recorded in Plat Book 6, folio 103.

3. Equity No. 29,976 under Deed of Trust from Sidney N. Carter and Mary S. Carter, his wife, dated June 11, 1972, and recorded in Liber 886, folio 737; Lot 73, Section Woodridge I, Plat 3, and recorded in Plat Book 7, folio 76.

TERMS OF SALE: Each of the individual lots listed above will be sold separately. A cash or certified check deposit of \$500.00 will be required of the purchaser(s) at the time and place of sale for each lot. The balance of the purchase price shall be paid within ten (10) business days after the ratification of the sale by the Circuit Court for Frederick County, with interest to be paid at 8% per annum on the unpaid balance of the purchase price from the date of auction sale to the date of final settlement.

All taxes, Sanitary Commission charges, water and other municipal, county, state and subdivision charges or assessments, if any, shall be adjusted as of the date of sale. Transfer taxes, recordation stamp taxes, and cost of preparing Trustee's deed shall be borne entirely by purchaser(s). Each individual lot will be sold subject to all recorded restrictions, covenants and agreements. The undersigned trustee will not certify title to any lot offered for sale and each prospective purchaser(s) should examine the land records of Frederick County for title purposes. Trustee reserves the right to withdraw the herein described property from sale at any time.

### FOR FURTHER INFORMATION CONTACT:

R. D. Hermes, Post Office Box 119, Frederick, Maryland 21701, Telephone 301-831-6116.

**CLATER W. SMITH, JR.**

Substituted Trustee

James H. Clapp  
SHOEMAKER AND SMITH  
124 North Court Street  
Frederick, Maryland 21701  
301-663-8100

DELBERT S. NULL, Auctioneer

This is to certify that the annexed *Trustee's Sale*  
..... was published in *News + Post*

α newspaper published in Frederick County, at least once in each of three successive weeks, the first such publication having been made not less than 15 days prior to sale, and the last such publication being made not more than one week prior to the *28* day of *March* 19 *80*.

THE NEWS-POST

Per *R. L. Putnam*

*Exhibit*  
*Filed April 7, 1980*